



**City of Newport
Public Hearing Minutes for Street Improvement Project
April 16, 2014**

ROLL CALL:

Council Present – Tim Geraghty, Steven Gallagher, Tracy Rahm

Council Absent – Tom Ingemann, Bill Sumner,

Staff Present – Deb Hill, City Administrator; Jon Herdegen, City Engineer;

Staff Absent - Bruce Hanson, Superintendent of Public Works; Curt Montgomery, Police Chief; Mark Mailand, Fire Chief; Renee Helm, Executive Analyst; Fritz Knaak, City Attorney;

PUBLIC HEARING FOR STREET IMPROVEMENT PROJECT

Mayor Geraghty opened the Public Hearing at 5:35 P.M.

Jon Herdegen presented on the street improvement project for 3rd Avenue as attached.

Wayne Meredyk, Representing Edward Meredyk of 1453 3rd Avenue - There's no doubt that there is a water drainage issue in that area. I have to keep in mind that these individuals are in their 70's and any type of assessment that you place on them will be a financial burden to them.

Mayor Geraghty - There is a deferment option.

Admin. Hill - Yes, they could request a deferral and if it's approved the assessment would not be paid until the house is sold.

Mr. Meredyk - Is that interest free or is there an interest that they would need to pay after the house is sold?

Admin. Hill - There is an interest rate. I believe it was 4.5% last year. They are charged the interest rate per year. If they have a closing date in 3 years and 2 months, we would figure out the interest on the assessment for that time frame.

Mr. Meredyk - Are there any programs that give financial aid to help pay for assessments?

Mayor Geraghty - Not that I know of.

Admin. Hill - You can check with the County but I don't know of any. We are going for grants.

Engineer Herdegen - Yes, it seems like we'll get some for the sanitary sewer costs. They're eligible to receive up to one-third of the cost for the sewer assessment only.

Mr. Meredyk - The two separate assessments could total \$10,000?

Admin. Hill - That's the worst case scenario.

Mr. Meredyk - They are in their 70's and have a fixed budget so I would hate to see any type of high assessment force them out of their property.

Mayor Geraghty - Speak with City Council because there are certain deadlines for the deferral.

Admin. Hill - It's a pretty small form to fill out.

Engineer Herdegen - Be sure to attend the assessment hearing and state that you plan to apply for a deferment.

Mrs. Meredyk - You said that you are widening the street, how much of their property will they lose?

Engineer Herdegen - The street will be widened in the public right-of-way so they are not losing any of their property. They may lose five to six feet of boulevard. We are lowering the road so that all of the driveways drain out into the road. I'd like to visit that on the set of plans and our field staff will be aware of any issues.

Mr. Meredyk - Their property barely drains.

Engineer Herdegen - We can't do a whole lot outside of the right-of-way.

Mr. Meredyk - But if you put curbs at the level the street is right now you'll create puddles in their yard.

Engineer Herdegen - We'll be dropping the road.

Mrs. Meredyk - You said you added 3rd Avenue because of the water problems. What's to say this won't create a bigger problem?

Engineer Herdegen - Right now, there's a low spot at 14th Street and 3rd Avenue. We don't have any way of draining it. Now we have water coming down west on 14th Street that's also collecting there. Our best solution to not make it worst was to take the storm sewer on 15th and bring an outlet to the existing low area which creates a place for the water to go. We think this will improve the situation and not make it any worse.

Mrs. Meredyk - So the water will flow into the storm sewer?

Engineer Herdegen - All of 3rd Avenue will drain back into the storm sewer. Now it drains off into the shoulders. Since we're not putting curb south of 14th, the water won't be channelized into this area. The City will send out notifications for the assessment hearing.

Mr. Meredyk - I would like to see what the intentions are with the grading.

Engineer Herdegen - We can take a look at that after the meeting.

Mayor Geraghty closed the Public Hearing at 600 P.M.

ADJOURN

Motion by Geraghty, seconded by Gallagher, to adjourn the special City Council Meeting at 6:00 p.m. With 3 Ayes, 0 Nays, 2 Absent, the motion carried.

Signed: _____
Tim Geraghty, Mayor

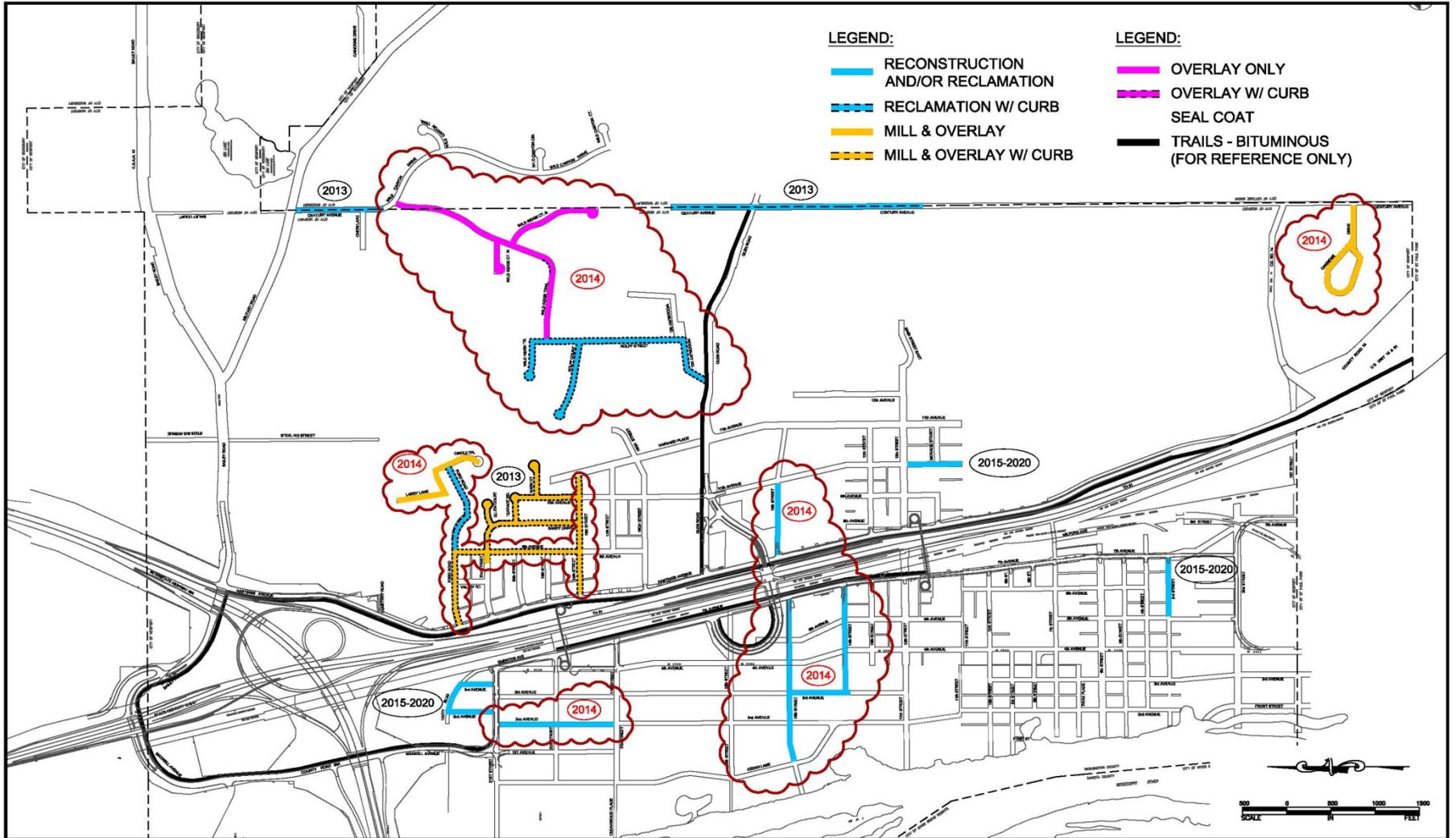
Respectfully Submitted,

Renee Helm
Executive Analyst



**2014 STREET IMPROVEMENT
PROJECTS
IMPROVEMENT HEARING
APRIL 16, 2014**

PROJECT SCOPE



TRANSPORTATION • MUNICIPAL
DEVELOPMENT • ENVIRONMENTAL
80 Park Street East, 2nd Fl., Portland, ME 04107
617-668-3124 1-800-465-9454 Fax: 763-786-4674
Web Address: www.msa-inc.com
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CITY OF NEWPORT
2013-15 STREET IMPROVEMENT PROJECTS - PROPOSED IMPROVEMENTS



EXHIBIT 1
REV. 1/2014

NEIGHBORHOOD MEETINGS & PROJECT UPDATES

- ❖ ADD CONCRETE CURB AND WIDEN 3rd AVENUE TO A MAXIMUM OF 32 FEET (FACE TO FACE)
- ❖ EXTEND STORM SEWER FROM 15TH STREET TO LOW AREA NEAR 14TH STREET
- ❖ REPLACE SANITARY SEWER AND SERVICES
- ❖ INSTALL CONCRETE DRIVEWAY APRONS

NEIGHBORHOOD MEETINGS & PROJECT UPDATES



PROJECT COSTS & ASSESSMENTS

PROJECT COST: \$236,000

ASSESSMENTS (APPRAISER):

FULL STREET

RECONSTRUCTION \$2,500 TO \$6,800

ASSESSMENTS (CITY CONSIDERING):

FULL STREET

RECONSTRUCTION \$4,500 TO \$6,500

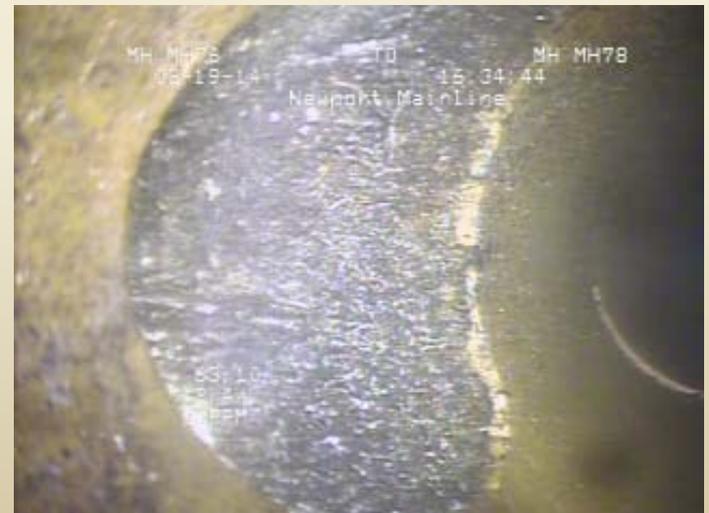
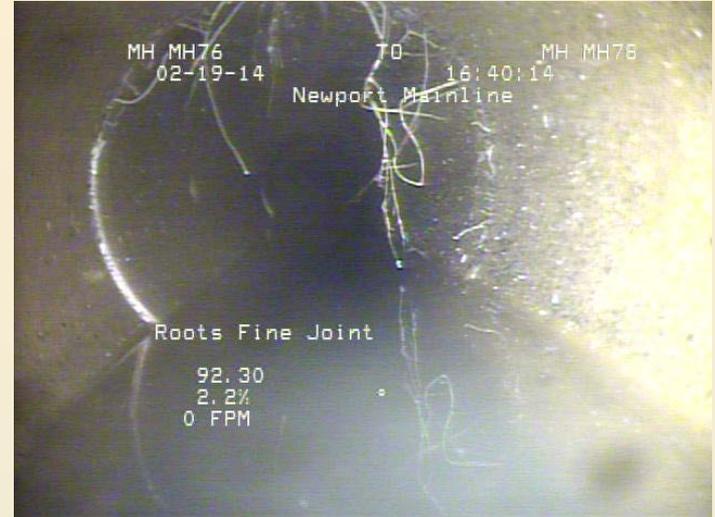
SEWER REPLACEMENT \$500 TO \$4,500*

*COSTS DEPENDENT ON CONTRACTOR BID AMOUNTS

SEWER SERVICE TELEVISIONING

- ❖ SEWER SERVICE COMPLIANCE & OPT OUT
- ❖ TELEVISION SERVICE TO DETERMINE DEFICIENCIES
- ❖ CITY CONSIDERING CONTRACTING FOR TELEVISIONING OF ALL SERVICES
- ❖ COST TO REPLACE SEWER SERVICE IN ADDITION TO ASSESSMENT

SEWER SERVICE TELEVISION



FEASIBILITY FINDINGS

THE PROJECT IS NECESSARY AND COST EFFECTIVE:

- ❖ NEW PAVEMENT SURFACE REDUCES MAINTENANCE COSTS
- ❖ CORRECTION OF DRAINAGE ISSUES TO PROLONG PAVEMENT LIFE, LESS MAINTENANCE
- ❖ LARGE PROJECT TO ENSURE ECONOMY OF SCALE, COMPETITIVE BIDDING ENVIRONMENT
- ❖ REDUCE I/I WITH SERVICE LINE IMPROVEMENTS

PROJECT SCHEDULE

2014 PROJECT

IMPROVEMENT HEARING

APRIL 16, 2014

BID DATE & AWARD

MAY 15, 2014

ASSESSMENT HEARING

MAY/JUNE 14

CONSTRUCTION

MAY/NOV 14

ASSESSMENT CERTIFIED TO COUNTY

NOV 2014

FIRST PAYMENT WITH PROPERTY TAXES

MAY 2015

PUBLIC TESTIMONY

PLEASE PROVIDE NAME & ADDRESS ON
SIGN-IN SHEET FOR RECORD

QUESTIONS?

THANK YOU FOR ATTENDING!

Jon Herdegen, PE – Project Engineer • (612) 548-3124 • jherdegen@msa-ps.com